

369 000 €

Contact agency

Agence Gai Soleil

17 Place du marché

34440 Nissan Lez Enserune

09 81 62 37 00 / agence_gai_soleil@bbox.fr

For sale villa

4 rooms

Surface : 110 m²

Surface of the living : 48 m²

Surface of the land : 352 m²

Year of construction : 2024

Exposition : Sud

View : Dégagée

Hot water : Thermodynamique

Inner condition : NEW

External condition : NEW

Couverture : tiling

Features :

POOL, Bedroom on ground floor, double glazing, Laundry room, Automatic gate, CALM

3 bedroom

1 terrace

1 bathroom

1 shower

1 WC

1 garage

1 parking

Energy class (dpe) : A

Emission of greenhouse gases (ges) : A



Villa 7074 Nissan-lez-Enserune

NISSAN LEZ ENSERUNE, 15 minutes from the beaches and on the edge of the village, it is a "nugget" that we offer you. Built with high-end materials, this villa, type 4, single storey, 110 m² living space. on a plot of 352 m², has just been completed. The living room, 48 m² with bay windows and not overlooked, gives a feeling of space and freedom. The American kitchen is fully equipped (hob, hood, oven, microwave, fridge and Bosch dishwasher). The night part is made up of two wings: On the one hand, 2 bedrooms with fitted wardrobes and bathroom, on the other the master suite with bathroom and dressing room. Finally a laundry room and the garage with automatic opening. Heating by reversible ducted air conditioning. The garden is landscaped and offers a Bali stone swimming pool (non-taxable). It was made with great taste and its charm will not leave you indifferent! For this villa, notary fees are reduced.

Fees and charges :

369 000 € agency fees 2,44% à the responsibility of the buyer included

